

SECTION 6.
APPLICATION OF DISTRICT REGULATIONS

6.1. [Application of regulations.]

Except as specifically authorized to the contrary in this ordinance, the following regulations shall apply in all districts:

- A. No building, structure or land shall hereafter be used or occupied, and no building, structure or part thereof shall hereafter be erected, constructed, reconstructed, converted, moved or structurally altered, except in conformity with all of the regulations herein specified for the district in which it is located.
- B. No building or other structure shall hereafter be erected or altered:
 - (1) To accommodate or house a greater number of families;
 - (2) To occupy a greater percentage of lot area;
 - (3) To have narrower or smaller front yards, side yards, rear yards, or other open spaces than herein required;
 or in any manner contrary to the provisions of this ordinance.
- C. No building shall be erected, reconstructed, altered or enlarged to exceed the height or bulk limit herein established for the district in which it is located.
- D. No part of a lot area, yard or other open space, or off-street parking or loading space, required about or in connection with any building or structure for the purpose of complying with this ordinance shall be included as part of a lot area, yard, open space, or off-street parking or loading space similarly required for any other building or structure.
- E. No lot or yard existing at the time of passage of this ordinance shall be reduced in dimension or area below the minimum requirements set forth herein. Lots or yards created after the effective date of this ordinance shall meet at least the minimum requirements established herein.